



BUILDING CHARACTERISTICS							MARKET ADJUSTMENTS										COLUMBIA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION					TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																			VALUATION BY					STANDARD				
																			Tax Group: 3					Tax Dist:				
																			BUILDING MARKET VALUE					0				
																			TOTAL MARKET OB/XF VALUE					0				
																			TOTAL LAND VALUE - MARKET					65,000				
																			TOTAL MARKET VALUE					65,000				
																			SOH/AGL Deduction					31,340				
																			ASSESSED VALUE					33,660				
																			TOTAL EXEMPTION VALUE					0				
																			BASE TAXABLE VALUE					33,660				
																			TOTAL JUST VALUE					65,000				
																			NCON VALUE					0				
																			INCOME VALUE					0				
																			PREVIOUS YEAR MKT VALUE					55,000				
LAND:1:1: 5.15 AC																												
PERMIT NUM				DESCRIPTION				AMT				ISSUED																
SALES DATA																												
OFF RECORD Number		DATE		TYPE INST	Q U	V I	R S N CD	SALE PRICE																				
0875/2059		3/01/1999		WD	Q	V		17,000																				
GRANTOR: COLUMBIA PLANTATION																												
GRANTEE: CHARLES R MELCHER																												
BUILDING NOTES																												
BUILDING DIMENSIONS																												
TOTALS										BLD DATE		LGL DATE		05/07/2026		MLU												
EXTRA FEATURES										XF DATE		LAND DATE																
INC DATE										AG DATE																		
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES												
LAND DESCRIPTION																	TOTAL OB/XF					0						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV				
1	0000	C	VAC RES	0		A-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000											
REVIEW DATE 05/07/2026 BY MLU Total Acres: 5.15 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 06/08/2026 BY SYS																												